

LOT 4 IN A S/D OF SW1/4 OF SW1/4. ORB 675-821, 894-752, QC 980-2301, WD 1336-329,

RAMKISSOON SURESH SAM/RAMKISSOON SUSAN ELIZABETH  
1809 VALENCIA DR  
JACKSONVILLE, FL 32207

2026

21-2S-16-01678-000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1									
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																
										<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 18,000 <b>TOTAL MARKET VALUE</b> 18,000 <b>SOH/AGL Deduction</b> 9,215 <b>ASSESSED VALUE</b> 8,785 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 8,785 <b>TOTAL JUST VALUE</b> 18,000 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 14,000										<b>LAND:1:1: FLOODS</b> <b>SALE:1:1: LOT 4 IN SW1/4 OF SW1/4. 5 ACRES.</b>									
DOR CODE 0000 VACANT										PERMIT NUM										DESCRIPTION									
MAP NUM										AMT										ISSUED									
NEIGHBORHOOD/LOC 21216.00 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
TOTALS										BLD DATE										LGL DATE									
EXTRA FEATURES										XF DATE										LAND DATE 05/11/2026 MLU									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES														
										INC DATE										AG DATE									
LAND DESCRIPTION										TOTAL OB/XF 0																			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	0000	C	VAC RES	0		A-1	0.00	0.00	5.00	AC		1.00	1.00	0.40	9,000.00	3,600.00	18,000												
REVIEW DATE 05/11/2026 BY MLU Total Acres: 5.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 06/08/2026 BY SYS																													